GOVERNMENT OF INDIA
URBAN DEVELOPMENT
LOK SABHA

UNSTARRED QUESTION NO:2583
ANSWERED ON:16.03.2007
MAINTENANCE CHARGES FROM BUYERS
Rai Shri Nakul Das;Verma Shri Ravi Prakash

Will the Minister of URBAN DEVELOPMENT be pleased to state:

:

(a) whether DDA has fixed norms for percentage of superarea (of carpet area) related to commercial buildings constructed on plots allotted by DDA to builders ;

(b) if so, minimum and maximum limits ;

(c) whether super area can be more than hundred per cent of the actual carpet area;

(d) whether DDA has any control over excessive billings by builders as maintenance charges from buyers of shops and offices built on the plots; and

(e) if not, the reasons therefor ?

Answer

THE MINISTER OF THE STATE IN THE MINISTRY OF URBAN DEVELOPMENT(SHRI AJAY MAKEN)

(a)&(b): Delhi Development Authority (DDA) has reported that it prescribes only the total built up area in plots made available for commercial use. This includes area under circulation, walls, services like- toilets and useable area. No limits for minimum and maximum super area are fixed.

(c): DDA has further informed that the percentage of super area and actual carpet area depends upon the area under circulation and other services. If very wide corridors and other public areas are provided, super area increases.

(d)&(e): DDA has reported that the internal maintenance of the plot auctioned by DDA is an internal arrangement between the buyer of shops and the auction purchaser of the plot.